

MILLER

JOB NO. 877-11

TRACT A

FOR : Russell L. Baily
DATE: 31 August 1977

Situate in F.R. 30 and F.R. 32 (Section 2), Town 5-N, Range 11-W, Village of Coolville, Troy Township, Athens County, State of Ohio and being more particularly described as follows:

The following described real estate is part of Outlot 28, part of Outlot 19, part of Inlot 92 and part of Inlot 91 and a portion of a vacated portion of Seminary Street as vacated by Ordinance No. 1970-3 in the Village of Coolville and being more particularly described as follows:

Commencing at a concrete Right-Of-Way monument found in the Southeasterly corner of said Inlot No. 91; thence S 56°45'00" W along the Southerly line of said Inlot No. 91 and the Northerly line of Main Street, 60.49 feet to a nail found that bears N 56°45'00" E, 22.01 feet from the Southwesterly corner of Inlot No. 91, said nail found also being the real point of beginning of the tract herein described;

Thence continuing S 56°45'00" W along the said Northerly line of Main Street, 68.86 feet to an iron pin set; thence N 36°22'55" W along a random line, 198.12 feet to an iron pin set; thence S 56°42'19" W along a random line 244.37 feet to an iron pin set, passing through additional iron pins set at 168.49 feet and 234.37 feet; thence S 32°17'15" E along a line, 85.29 feet to an iron pin set in the Northeasterly corner of a 0.36 acre parcel owned by H. C. and Hazel Parrish; thence S 56°45'00" W along the Northerly line of said 0.36 acre parcel and the Northerly line of a 0.26 acre parcel owned by L. D. Russell, 180.00 feet to an iron pin set in the Northwesterly corner of said 0.26 acre parcel, passing through an additional iron pin set at 105.00 feet in the Northwesterly corner of said 0.36 acre parcel and the Northeasterly corner of said 0.26 acre parcel; thence S 32°17'14" E along the Westerly line of said 0.26 acre parcel, 8.00 feet to an iron pin set in the Northeasterly corner of a 0.29 acre parcel owned by Deaf Russell; thence S 56°45'00" W along the Northerly line of said 0.29 acre parcel, 100.00 feet to a point within a 32" Twin Sycamore Tree in the Northwesterly corner of said 0.29 acre parcel and being in the Easterly line of Inlot No. 142 in said Village of Coolville, passing through an iron pin set for reference at 97.00 feet; thence N 32°17'14" W along the said Easterly line of said Inlot No. 142 and a Northwesterly extension of said line, 188.32 feet to an iron pipe found, passing through an iron pin set for reference at 3.00 feet and an iron pin found in the Northeasterly corner of said Inlot No. 142 at 56.00 feet; thence N 00°25'44" E along the Grantor's Westerly line, 608.97 feet to the base of a broken concrete Right-Of-Way monument found in the Southeasterly Right-Of-Way line of U.S. Route 50 and State Route 7; thence N 46°25'52" E along said Southeasterly Right-Of-Way line of U.S. Route 50 and State Route 7, 73.22 feet to a concrete Right-Of-Way monument found; thence S 79°35'34" E along one of the Grantor's Northerly lines and a Northerly line of said Outlot 28, 163.29 feet to an iron pin found in the Northeasterly corner of said Outlot No. 28 and the most Westerly corner of said Outlot No. 19; thence S 64°29'10" E continuing along the Grantor's Northerly line and the Northerly line of said Outlot No. 19, 356.08 feet to an iron pin found in the Northwesterly corner of Inlot No. 85 in said Village of Coolville, the Southwesterly corner of North Street and the Northeasterly corner of Seminary Street as vacated by Ordinance No. 1970-3; thence S 56°58'47" W along the old Northerly line of Seminary Street, 24.80 feet to an iron pin set in the approximate centerline of that portion of Seminary Street as vacated by said Ordinance No. 1970-3; thence S 33°14'43" E along the said approximate

Troy Twp Village of Coolville

Troy Sec 2 E

22 TR 12

TRACT A (CONTINUED)

centerline of Seminary Street as vacated by said Ordinance No. 1970-2, 119.90 feet to an iron pin set in the now existing Northerly line of Seminary Street; thence S $56^{\circ}45'00''$ W along the now existing Northerly line of Seminary Street, 21.75 feet to an iron pin set in the now existing Northwestern corner of Seminary Street and the Southwestern corner of that portion of Seminary Street that was vacated by said Ordinance 1970-2, said iron pin set also being in the Easterly line of said Inlot No. 92; thence S $33^{\circ}14'43''$ E along said Easterly line of said Inlot No. 92 and the Westerly line of Seminary Street, 53.38 feet to an iron pin found; thence S $56^{\circ}48'13''$ W along a line that roughly parallels the Southerly line of said Inlot No. 92 and the Northerly line of said Inlot No. 91, 60.52 feet to an iron pin found in one of the Grantor's Easterly corners; thence S $33^{\circ}15'27''$ E along a line that parallels the Westerly line of said Inlot No. 92 and the Westerly line of said Inlot No. 91, 222.21 feet to the point of beginning and containing a total of 7.4187 acres, of which, 0.0681 acre lies in the said vacated portion of Seminary Street.

Subject to all legal highways and easements of record.

322 *69* *and Books* *, Page*
Grantor claims title for the above described parcel by Deed Book _____, Page _____ as recorded in the Athens County Recorder's Office, Athens County, Ohio.

The above description is based on a survey by Gerald W. Bayha, Registered Professional Surveyor No. S-6139, (Job No. 877-11) completed on 31 August 1977.

Description checked for
Mathematical Accuracy
ATHENS COUNTY
ENGINEER'S OFFICE

BY: T. W. Newson

DATE: Oct 21 1977

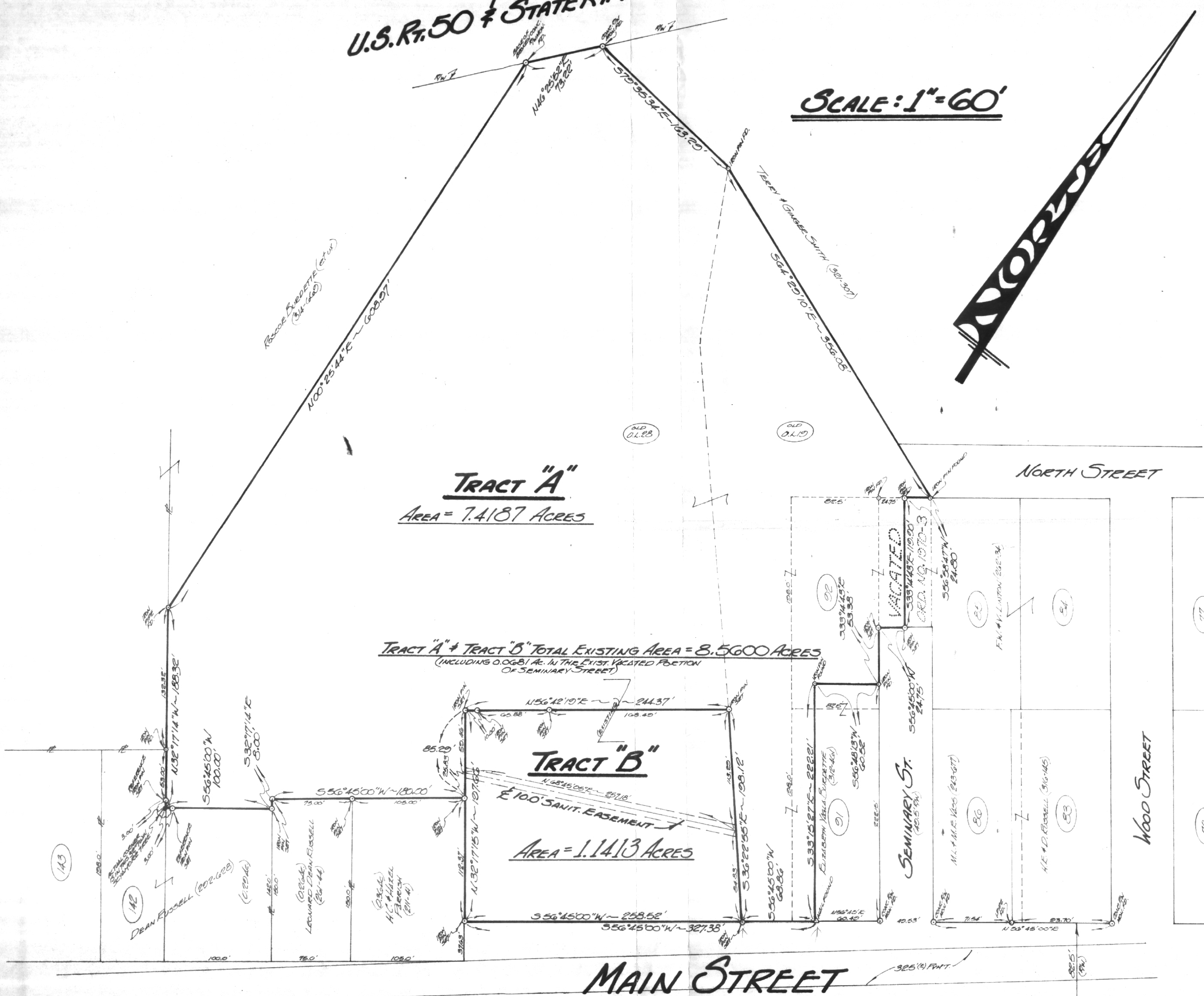
U.S. RT. 50 & STATE RT. 1

SCALE: 1" = 60'

PLAT OF SURVEY

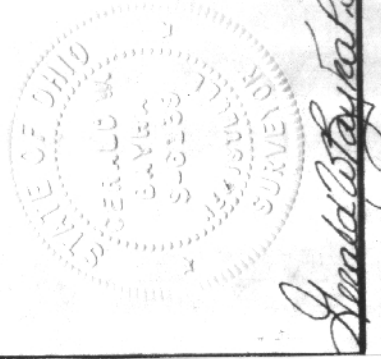
1	1
PLAN	CHASER
SB	SB
DATE	3/1/86.77
NO.	#777-11

OF A PARCEL SITUATE IN FR. 30 & FR. 32 (SECT. 2) TOWN 5 N ~ RANGE 11 W ~ VILLAGE OF COOLVILLE ~ TROY TOWNSHIP ~ ATHENS CO. ~ OHIO ~ U.S.A.



RUSSELL L. BAILY
 Box 242
 COOLVILLE, OHIO ~ 45723

GERALD W. DAYHA, P.S.
 REGISTERED PROFESSIONAL SURVEYOR No. 5-G-130
 (Pleasant Hill) Athens Ohio ~ 45701 ~ (614) 502-4398



HOME ST.

SPRING ST.

(24)

MILL ST.

(25)